

A G E N D A

BUILDING COMMITTEE

January 9, 2002
11:00 A.M. Legal Conference Room
Legal Division – 4th Floor Romney Building

STATE ADMINISTRATIVE BOARD

January 15, 2002
11:00 A.M. Senate Appropriations Room
3rd Floor Capital

AWARD OF CONSTRUCTION CONTRACTS

1. DEPARTMENT OF CORRECTIONS, IONIA – Bellamy Creek Correctional Facility – Warehouse Addition/MSI Building
File No. 472/98355.EEW – Index No. 53027
Low Responsive Bidder: The CSM Group, Inc., Galesburg; \$3,938,506.00
2. DEPARTMENT OF NATURAL RESOURCES, PARADISE – Tahquamenon Falls State Park – Roadway and Parking Lot Improvements
File No. 751/00214A.JAN – Index No. 51230
Low Responsive Bidder: Bacco Construction Company, Iron Mountain; \$1,079,346.65

REVISIONS TO CONSTRUCTION CONTRACTS

3. DEPARTMENT OF MANAGEMENT AND BUDGET, DIMONDALE – Secondary Governmental Complex – Conversion of Warehouse to Office Building
File No. 071/99642.TDK – Index No. 53066
The Christman Company, Lansing; CCO No. 7, Incr. \$2,298,602.00
4. DEPARTMENT OF EDUCATION, LANSING – West Willow Campus – Partial Renovations to Seven Buildings
File No. 313/97307.IJH – Index No. 01395
Moore Trosper Construction, Holt; CCO No. 6, Incr. \$24, 218.77
5. DEPARTMENT OF COMMUNITY HEALTH, PONTIAC – Clinton Valley Center – Excavation & Soil Removal
File No. 391/99104.DCS – Index Nos. 10995 & 29600
K & D Industrial Services, Romulus; CCO No. 3, Incr. \$303,550.66
6. DEPARTMENT OF CORRECTIONS, NEW HAVEN – Macomb Correctional Facility – 240 Bed Level IV Housing Unit
File No. 472/98360.EEW – Index No. 53043
The Bell Company, Fraser; CCO No. 9, Incr. \$30,408.85

7. DEPARTMENT OF NATURAL RESOURCES, IRON COUNTY – Abandoned Mines Closure Project – Contract I
File No. 751/99471.HRB – Index No. 69510
Superior Special Services, Inc., Norway; CCO No. 2, Incr. \$85,038.00
8. DEPARTMENT OF NATURAL RESOURCES, HOUGHTON & ONTONAGON COUNTIES – Abandoned Mines Closure Project – Contract 3
File No. 751/99471.HRB – Index No. 69510
Thomas J. Moyle, Jr., Inc., Houghton; CCO No. 2, Incr. \$158,716.00
9. DEPARTMENT OF ENVIRONMENTAL QUALITY, MANISTEE COUNTY – Adamczak Road Site – Tar Pit Remediation
File No. 761/00339.AGY – Index No. 47414
Northern A-1 Services, Kalkaska; CCO No. 1, Incr. \$240,877.58

LEASES FOR PRIVATE PROPERTY

10. DEPARTMENT OF NATURAL RESOURCES, ALLENDALE – New lease (#10967) from October 1, 2002, through September 30, 2007, with RDR Development, L.L.C., A Michigan Limited Liability Company, 4850 Allen Park Drive, Allendale, Michigan 49401, for 9,000 square feet of warehouse space and four parking spaces located at 4876 Allen Park Drive, Suites 4, 5, 6, Allendale. The annual per square foot rental rate for this space is \$4.53 (\$3,397.50 per month). This rate does not include heat, electricity, water/sewer, janitorial services and supplies, and rubbish removal. This space provides workstations for 0 employees and replaces the present rental agreement at 4850 Allen Park Drive, Allendale for 6,500 square feet. This lease follows a one year rental agreement for the same space approved by the Real Estate Director on October 19, 2001. This lease has been approved by the Attorney General as to legal form. Source of Funds: 100% Restricted Funds.
11. DEPARTMENT OF STATE, ST. JOSEPH – Renewal of lease (#7727) from February 1, 2002, through January 31, 2007, with K6 Development, L.L.P., A Michigan Limited Liability Partnership, 2100 Brown School Road, St. Joseph, Michigan 49085, for 2,450 square feet of ground floor office space and 43 reserved parking spaces located at 2640 Cleveland Avenue, St. Joseph. The annual per square foot rental rate for this space is \$10.95 (\$2,235.63 per month). This rate does not include heat, electricity, water/sewer, janitorial services and supplies. Effective June 15, 2002, and every subsequent June 15, any increase or decrease in real estate taxes and operating costs per annum will be adjusted and paid on an annual basis. This lease contains one five-year renewal option at the same rental rate, with continuation of above-stated adjustment provision. This space provides workstations for 9 employees. This lease has been approved by the Attorney General as to legal form. Source of Funds: 93% Restricted General Fund, 7% General Fund.

ADDENDUMS TO LEASES FOR PRIVATE PROPERTY

12. DEPARTMENT OF CONSUMER AND INDUSTRY SERVICES, MSHDA, LANSING – Addendum #1 to lease #10596 approved by the State Administrative Board on December 21, 1999, Item #11, between SXJE II, L.L.C., A Michigan Limited Liability Company, as Lessor, and the State of Michigan, Department of Consumer and Industry Services, MSHDA, as Lessee, for space located at 735 E. Michigan, Lansing. This addendum provides for correcting the square footage of the leased premises by 4,060 square feet. The revised total square footage will be 114,380. This addendum becomes effective upon the last State Governmental approval and continues to the termination date of the lease March 31, 2021, or any extension. This addendum has been approved by the Attorney General as to legal form. Source of Funds: 100% Restricted.
13. DEPARTMENT OF CORRECTIONS, FLINT - Addendum #1 to Lease (#7611) approved by the State Administrative Board on May 1, 2001, Item #8, by and between Lakeport Investments L.L.C., as Lessor, and the State of Michigan, Department of Corrections, as Lessee, for space located at 225 East Fifth Street, Flint. This Addendum provides for an additional 6,210 square feet (total square feet 14,622). Annual rental for the additional square footage is \$96,876.00 (\$15.60 per square foot). The new total annual rental for the combined space will be \$227,544.00 (\$15.60 per square foot). This addendum provides for renovations with a get ready cost in an amount not-to-exceed \$18,160.85. This additional space will provide workstations for 10 additional employees (total of 42 employees). Effective June 1, 2006 through May 31, 2011, the new annual rental will be \$248,574.00, (\$17.00 per square foot), an increase of \$1.40 per square foot. This Addendum becomes effective upon the last State Governmental approval and continues on through the termination date of the Lease, or any extension. This Addendum has been approved by the Attorney General as to legal form. Source of Funds: 100% General Fund.
14. DEPARTMENT OF STATE POLICE, WAKEFIELD_– Addendum #2 to lease (#0338) approved by the State Administrative Board on June 5, 1990, Item #40, between City of Wakefield, A Michigan Corporation, as Lessor, and the State of Michigan, Department of State Police, as Lessee, for space located adjacent to the State Police Post Building, Wakefield. This addendum provides for adding one three-year renewal option at the same rate and conditions. (total square feet 0). This addendum updates the Civil Rights language to conform with standard State of Michigan lease text. This addendum becomes effective upon the last State Governmental approval and continues to the termination date of the lease. This addendum has been approved by the Attorney General as to legal form. Source of Funds: 100% General Fund.

RECOMMENDATION FOR CONSTRUCTION CHANGE ORDERS

15. DEPARTMENT OF CAREER DEVELOPMENT, LANSING - Construction Change Order #1 to Lease #10892 approved by the State Administrative Board on June 5, 2001, Item #6, between Lansing Marc, L.L.C., as Lessor, and the State of Michigan, Department of Career Development, as Lessee. This Construction Change Order provides for program items requested by the Department of Career Development at a cost not-to-exceed \$8,554.70, for space located at 1048 Pierpont, Suites 1, 5, and 7, Lansing. Source of Funding: 100% General Fund.
16. DEPARTMENT OF MANAGEMENT AND BUDGET, LANSING - Construction Change Order #1 to Lease #10533 approved by the State Administrative Board on a Special Agenda, March 2, 1999, Item #1, between 525 Redevco, Inc., as Lessor, and the State of Michigan, Department of Management and Budget, as Lessee. This Construction Change Order provides for construction of a vertical ductwork shaft enclosure to allow for future installation of an exhaust duct as requested by the Department of Management and Budget at a cost not-to-exceed \$42,329.00, for space located at 525 W. Allegan, Lansing. Source of Funding: 100% General Fund.
17. DEPARTMENT OF STATE, DETROIT - Construction Change Order #1 to lease #10935 approved by the State Administrative Board on August 7, 2001, Item #14, between the DDRC Michigan LLC, a Limited Liability Company, as Lessor, and the State of Michigan, Department of State, as Lessee. This construction change order provides for program items requested by the Department of State, at a cost not-to-exceed \$24,688.48 for space located at 9560 East Eight Mile, Bell Air Center, Unit 38, Detroit, Wayne County. Source of Funds: 93% Restricted Funds: 7% General Fund.